

Prepared by XXXXXX Austin Law Firm, P.A. 6928 Cobblestone Drive Suite 100 Southaven, MS 38672 662-890-7575 MS Bar #3412 File No: S12-11-0700	Grantors Address: <u>1205 Dogwood Hollow</u> <u>Nesbit, MS 38651</u> Home: <u>901-887-8384</u> Work: <u>N/A</u>	Grantees Address: <u>2168 Heritage Cove</u> <u>Hernando, MS 38632</u> Home: <u>662-404-6465</u> Work: <u>N/A</u>
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* Return to: Delgado Law Firm, PLLC 5779 Getwell Rd., D-5, Southaven,
MS 38672 662-536-2120

WARRANTY DEED

AUDRA HOUSE MCLEAREN,
WILLIAM L. REID, JR. AND JAMES M. MCLEAREN
GRANTORS

TO

THOMAS C. SMITH AND DANA G. SMITH,
GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, Audra House McLearen, William L. Reid, Jr., and James M. McLearen and does hereby sell, convey, and warrant unto Thomas C. Smith and Dana G. Smith, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 10, First Revision, Heritage Oaks Townhomes, located in Section 17, Township 3 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 60, Page 48, in the office of the Chancery Clerk of DeSoto County, Mississippi.

By way of explanation, James M. McLearen joins in this conveyance for the purpose of conveying any and all interest they may have in the above described property.

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

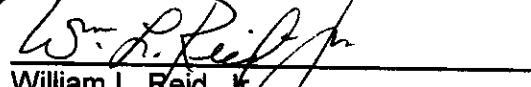
Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 60, Page 48, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for 2011 have been prorated, and possession is given with this deed.

WITNESS our signature(s), this the 9 day of December, 2011.


Audra House McLearn


James M. McLearn


William L. Reid, Jr.

STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

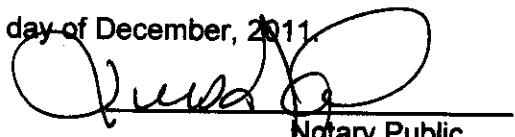
PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named AUDRA HOUSE MCLEAREN AND JAMES M. MCLEAREN, who acknowledged that they signed and delivered the above and foregoing Deed on the day and year therein mentioned, as their free act and deed, and for the purposes therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 9th day of December, 2011.

My commission expires:

STATE OF Miss.
COUNTY OF Deso.

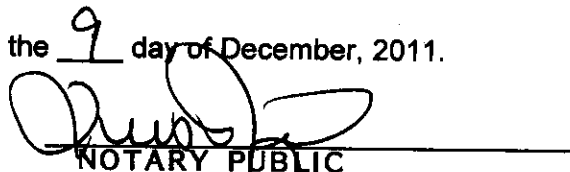



Notary Public

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named, William L. Reid, Jr., who acknowledged that he signed and delivered the above and foregoing Deed on the day and year therein mentioned, as his free act and deed and for the purposes therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 9 day of December, 2011.




NOTARY PUBLIC